

SNAPSHOT of HOME Program Performance--As of 06/30/09
State Participating Jurisdictions



Participating Jurisdiction (PJ): Washington

PJ's Total HOME Allocation Received: \$164,316,187

PJ Since (FY): 1992

Category	PJ	National Average	National Rank*
<u>Program Progress:</u>			
% of Funds Committed	<u>98.05</u> %	<u>92.72</u> %	<u>5</u>
% of Funds Disbursed	<u>92.08</u> %	<u>86.31</u> %	<u>12</u>
Leveraging Ratio for Rental Activities	<u>5.39</u>	<u>4.07</u>	<u>12</u>
% of Completed Rental Disbursements to All Rental Commitments**	<u>98.62</u> %	<u>94.3</u> %	<u>16</u>
% of Completed CHDO Disbursements to All CHDO Reservations**	<u>78.09</u> %	<u>81.36</u> %	<u>35</u>
<u>Low-Income Benefit:</u>			
% of 0-50% AMI Renters to All Renters	<u>89.13</u> %	<u>80.19</u> %	<u>9</u>
% of 0-30% AMI Renters to All Renters**	<u>55.75</u> %	<u>37.27</u> %	<u>5</u>
<u>Lease-Up:</u>			
% of Occupied Rental Units to All Completed Rental Units**	<u>99.86</u> %	<u>98.88</u> %	<u>20</u>
<u>Overall Ranking:</u>			<u>7</u> / 51 PJs
<u>HOME Cost Per Unit and Number of Completed Units:</u>			
Rental Unit	<u>\$51,499</u>	<u>\$27,609</u>	<u>1,453</u> Units <u>11.6</u> %
Homebuyer Unit	<u>\$11,597</u>	<u>\$13,114</u>	<u>240</u> Units <u>1.9</u> %
Homeowner-Rehab Unit	<u>\$15,143</u>	<u>\$20,301</u>	<u>2,110</u> Units <u>16.8</u> %
TBRA Unit	<u>\$2,794</u>	<u>\$3,017</u>	<u>8,745</u> Units <u>69.7</u> %

* - The National Rank compares the 51 state HOME PJs within the nation, including Puerto Rico but, excluding Washington DC and Insular Areas. A rank of 1 is the highest; a rank of 51 is the lowest.

** - This category is double-weighted in the National Overall Ranking.

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Washington WA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$159,472	\$127,833	\$20,751
State:*	\$115,567	\$112,037	\$25,455
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.1 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.01

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	78.4	81.0	78.0	84.3
Black/African American:	6.9	2.5	1.1	2.7
Asian:	1.1	1.3	0.3	0.3
American Indian/Alaska Native:	1.4	0.8	5.1	2.4
Native Hawaiian/Pacific Islander:	0.3	0.0	0.1	0.2
American Indian/Alaska Native and White:	0.4	0.4	0.0	0.3
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.2	0.0	0.0	0.1
American Indian/Alaska Native and Black:	0.0	0.0	0.1	0.0
Other Multi Racial:	0.6	0.0	0.2	0.1
Asian/Pacific Islander:	0.8	0.0	0.2	0.5

ETHNICITY:

Hispanic	9.9	13.9	14.7	9.0
----------	---	--	--	---

HOUSEHOLD SIZE:

1 Person:	60.7	24.1	39.9	33.5
2 Persons:	15.6	13.1	22.4	25.6
3 Persons:	9.1	27.0	11.9	20.4
4 Persons:	7.8	26.6	11.2	11.9
5 Persons:	3.4	5.5	7.8	5.4
6 Persons:	2.0	2.5	3.0	2.0
7 Persons:	0.8	0.8	2.1	0.7
8 or more Persons:	0.6	0.4	1.8	0.5

HOUSEHOLD TYPE:

Single/Non-Elderly:	42.1	18.6	22.4	30.7
Elderly:	24.3	1.3	29.7	5.3
Related/Single Parent:	17.2	27.0	18.1	44.0
Related/Two Parent:	12.0	38.4	21.3	14.1
Other:	4.4	14.8	8.6	5.8

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	32.2	0.0 [#]
HOME TBRA:	8.9	
Other:	11.5	
No Assistance:	47.4	

of Section 504 Compliant Units / Completed Units Since 2001 8

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

Page 2



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
State Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Washington State: WA

Summary: 0 / Of the 5 Indicators are Red Flags Overall Rank: 7

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 93.60%	98.62	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 75.75%	78.09	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	89.13	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 98.42%	99.86	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.500	1.22	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

HOME Program Performance SNAPSHOT



Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Page 3

**HOME PROGRAM
OVERALL RANKING - 3Q03 to 3Q09**

State Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Washington

